

**ZONING DOCKET FOR TUESDAY, APRIL 9, 2019**

**ROOM 215, CITY HALL**

**12:30P.M.-1:00 P.M. GENERAL MEETING \***

**Rules Update(s):**

General

**Reconsideration(s):**

2018-127: 3205 Mardel Avenue

F17-92: 1300 Haubert Street

**Extension Requests(s):**

2016-59: 1066 W. Fayette Street

**Status Request(s):**

**Miscellaneous:**

Other

**1:00 P.M. ZONING DOCKET**

**NOTE: CASES MAY NOT NECESSARILY BE HEARD IN THE ORDER THAT THEY APPEAR ON THE DOCKET**

<b>APPEAL NO.</b>	<b>PREMISES</b>	<b>APPELLANT</b>	<b>PURPOSE OF APPEAL</b>
2018-333 (PP from 07/10/18 & 1/15/19)	701 S. Bond St.	Nate Pretl	Use portion of 2 <sup>nd</sup> /3 <sup>rd</sup> floors as private social club. <b>[DELIBERATIONS AND VOTING ONLY]</b>
2018-455 (PP from 02/12/19)	606 Hyson St.	Sean Chenworth	To const. 2-sty. rear addition.
2019-19 (hearing held 2/12/19)	6435 Pulaski Hwy	Caroline Hecker	To renovate existing gas service station into a restaurant with drive-thru window <b>[DELIBERATIONS AND VOTING ONLY]</b>
2019-51	1708 W. Rogers Ave.	Alyssa Domzal	To erect 303 sq.ft monument sign facing JFX.
2019-53	335 S. Conkling St.	Damion DeSantis	To use premises as art gallery.
2019-59	2490-2492 Giles Rd.	Baltimore Dev. Corp.	To const. government facility: animal services facility.
2019-61 (PP from 03/12/19)	1235 Union Ave.	Nate Pretl	To const. 2-sty rear addition.
2019-63	5504-5506 Harford Rd.	Brett Burnham	To use 1 <sup>st</sup> fl. k/a 5504 as tattoo salon & art gallery.
2019-65	2542 Foster Ave.	Adam Carballo	To const. 3rd fl. addition and rear parking garage with curb cut.
2019-67	2832-3836 O'Donnell St.	Joshua Roberts	To use 1 <sup>st</sup> fl. k/s 2836 as tattoo & piercing salon & art gallery.
2019-68	2200 Boone St., 2202 Boone St., 2204 Boone St. and 2206 Boone St.	Eric Baumgartner	To consolidate 2200 thru 2206 Boone Sts and const. new gymnasium for private school.
2019-69	3314-3318 Ayrdale Ave.	Sean Weston	To use premises as community ctr. with catering.
2019-70	5922 Cross Country Blvd.	Judith Levitan	To use portion of home as 15 child day-care ctr.

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2019-71	520-532 Caroline St.	Caroline Hecker	To raze structure and const. mixed use bldg: 31 dwg. unit with retail space on ground floor.
2019-72	2423-2425 Reisterstown Rd.	Eleanor Williams Travis Wallace	To use 1st fl. for sales of pre-packaged groceries & snowballs & party equipment rental & office with accessory storage.
2019-73	504 S. Madeira St.	Travis Blackstone	To const. 2 <sup>nd</sup> fl. rear addition.
2019-75	3034½ Pinewood Ave	Patsy Coles	To increase from 2 dwg.units to 3 dwg.units.
2019-78	2229 Fleet St.	Steve Carroll	To use 1 <sup>st</sup> fl. as offices.
2019-79	644 S. Streeper St.	Steve Carroll	To const. 2 <sup>nd</sup> fl. rear addition and rooftop deck.
2019-81	2327 Linden Ave.	Adam Carballo	To continue as 3 dwg.units.
2019-82	1215 E. Fort Ave.	Diamondback Brewing Company LLC	To add live entertainment to existing restaurant with outdoor dining.
2019-83	2413-2421 Eastern Ave.	Frank Scarfield	To increase from 28 dwg.units to 30 dwg.units.
2019-84	40 N. Streeper St.	Isaac Evans	To use 1 <sup>st</sup> fl. as restaurant.
2019-87	818 Whitelock St.	Daron Scott	To increase from 3 dwg.units to 4 dwg.units.

**HARDSHIP EXTENSION REQUESTS:**

1818 E. Pratt St. (PP from 09/04/18)	STT Inc	To obtain hardship extension from mandatory termination of use in a residential zoning district.
26 S. Catherine St. (PP from 09/04/18)	Frank Shaulis	To obtain hardship extension from mandatory termination of use in a residential zoning district.
745 N. Fulton Ave. (PP from 09/04/18)	Ghebretnsae Mengisteab	To obtain hardship extension from mandatory termination of use in a residential zoning district.
1419 Bank St. (PP from 09/04/18)	Bernard & Deborah Kee	To obtain hardship extension from mandatory termination of use in a residential zoning district.
1616 E. Oliver St. (PP from 09/04/18)	Herman Lawrence Jr.	To obtain hardship extension from mandatory termination of use in a residential zoning district.
1642 N. Wolfe St. (PP from 09/04/18)	Solomon Asfah	To obtain hardship extension from mandatory termination of use in a residential zoning district.
3000 Winsdor Ave. (PP from 09/04/18)	Chang Sun Park	To obtain hardship extension from mandatory termination of use in a residential zoning district.

\*BMZA reserves the right to conduct portions of the general meeting in closed session pursuant to the Maryland Open Meetings Act, §§ 3-301, 3-305, of the General Provisions Article of the Maryland Code.

To review and confirm individual appeal information visit Baltimore Housing:

[http://cels.baltimorehousing.org/Search\\_BMZA\\_Map.aspx](http://cels.baltimorehousing.org/Search_BMZA_Map.aspx)

Questions or comments may be sent to:

[derek.baumgardner@baltimorecity.gov](mailto:derek.baumgardner@baltimorecity.gov)

Please note the appeal number and the subject property address in your question or comment.